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WATERVILLE INDUSTRIES, INC., a Rhode Island corporation, grants to WATERVILLE HOMES, INC., a Maine Corporation, with QUITCLAIMS COVENANTS, the land located in Waterville, County of Kennebec, State of Maine, and being the property more particularly described in EXHIBIT A attached hereto and made a part hereof by reference.

For source of title of this grantor, see deed from FINANCE AUTHORITY OF MAINE dated November 15, 1983, recorded in the Kennebec County Registry of Deeds in Book 2631, Page 51.

ALSO hereby conveying all rights, easements, privileges and appurtenances belonging to the premises hereinabove described.

IN WITNESS WHEREOF, the said WATERVILLE INDUSTRIES, INC. has caused its corporate name to be signed and its corporate seal affixed hereto by EDWARD A. RAMSEY, its President hereunto duly authorized, this 6th day of May, 1987.

WATERVILLE INDUSTRIES, INC.

By

Edward A. Ramsey
Edward A. Ramsey
President

STATE OF RHODE ISLAND
PROVIDENCE, SC.

Personally appeared the above-named EDWARD A. RAMSEY, President of said WATERVILLE INDUSTRIES, INC., and acknowledged the foregoing instrument to be his free act and deed in his said capacity and the free act and deed of said WATERVILLE INDUSTRIES, INC.

Before me,

Dona M. A. Dace

Notary Public

My Commission Expires 6/30/91

DONA M. A. DACE

EXHIBIT A

A certain lot or parcel of land located on the Westerly side on the Sidney Road (also known as the West River Road) and the Southerly side of the Trafton Road in the City of Waterville, Kennebec County, State of Maine, together with all buildings and improvements thereon, and bounded and described as follows to wit:

Beginning at a point on the Westerly line of the Sidney Road, marking the Northeast corner of land now or formerly of Lucille T. Drocher as recorded in the Kennebec County Registry of Deeds in Book 1272, Page 431, thence North sixty degrees forty five minutes West (N 60° 45' W) along the Northerly line of Drocher two hundred and zero tenths feet (200.0') to a point marking the Northwesterly corner of Drocher, thence South twenty eight degrees thirty three minutes West (S 28° 33' W) along the West line of Drocher two hundred thirty five and zero tenths feet (234.0') to a point marking the Southwesterly corner of land of Drocher and the Northerly line of land now or formerly of Malvina Sherrard as recorded in the Kennebec County Registry of Deeds in Book 1378, Page 159, thence North sixty degrees forth five minutes West (N 60° 45' W) along the Northerly line of Sherrard eight hundred and six tenths feet (800.6') to a point marking the Southeasterly corner of other land now or formerly of Waterville Industries Inc. and the Southwesterly corner of the lot herein conveyed, thence North twenty eight degrees forty six minutes East (N 28° 46' E) along the Easterly line of other land of Waterville Industries Inc. one thousand sixty three and one tenth feet (1,063.1'), more or less, to a point on the Southerly line of the Trafton Road, said point marking the Northeasterly corner of other land of the grantor and the Northwesterly corner of the lot herein conveyed, thence South fifty nine degrees forty nine minutes East (S 59° 49' E) along the Southerly line of the Trafton Road one thousand and zero tenths feet (1,000.0'), more or less, to a point on the Southerly line of the Trafton Road and the Westerly line of the Sidney Road at the Northeasterly corner of the lot herein conveyed, thence South twenty eight degrees forty six minutes West (S 28° 46' W) along the Westerly line of the Sidney Road eight hundred eleven and eight tenths feet (811.8'), more or less, to the Northeasterly corner of land now or formerly of Lucille Drocher and the point of beginning.

The above described parcel of land contains twenty three and one tenth acres (23.1 ac.), more or less, and is a portion of parcel two of the premises deeded to the herein grantors by Deed of Gano Associates, Inc., dated May 28, 1986 and recorded in the Kennebec County Registry of Deeds in Book 2957, Page 321. The above parcel is also subject to the same reservations, covenants, exceptions, and easements as found in Book 2957, Page 321. Reference is also made to a plan entitled "Survey of Property to be purchased by Wyandotte Industries Corp., Waterville, Maine by Robert S. Smith, dated June, 1969", and recorded in the Kennebec County Registry of Deeds in Plan Book 39, Pages 44 and 45. All bearings and distances used in this description are based on computations performed on the above mentioned plan.

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